

Sugar City Planning & Zoning Meeting

At Sugar City Hall

Thursday, January 6, 2022, 7:00 PM

Attendance: Delegate Chairman Mecham, Chairman Thompson, Commissioners: Jeppson, Lines, Fluckiger and Nott. Administrator Owens, Consultant Hibbert, and Secretary Brosius. Zoom: City Attorney Chase Hendricks

Meeting was called to order at 7:16 pm by the Chairman. Prayer, & Pledge of Allegiance Chairman Thompson delegated Mecham as Delegated Chairman.

Public Comment: None

Changes to City Code: Chairman Thompson is working on the planning process but updating his flowchart software. Administrator Owens recommended Dark Sky Buffering to the City Council. Commissioner Jeppson will work on Dark Sky. Commissioner Jeppson will get with the Administrator to create a 9.3.2 table.

Comprehensive Plan: Commissioner Lines brought in child vision exercises which depicted how they see a future Sugar City. These were reviewed by the Commission and Commissioner Nott offered to scan them to PDF and email so that commissioners could select specific pictures for inclusion in the new comprehensive plan. Recognition on the town marquee as well as certificates should be given and/or donuts and candy bars. Suggested to get vendor coupons or check with the Mayor. Suggested to switch 150 year old canals to Urban Canals to have funding available to those who prepare for new infrastructure. Tools for Managing Growth were distributed to the Commission. Put Impact Fees in Comp plan to help offset City costs. Land Acquisition is of interest for the City of Sugar, as they need a Museum for Historical Preservation and a place to put salt. As soon as the top picks from Student visions are received a draft of the comp plan can be sent out. Charts and graphs from the survey will be used in the comp plan. Thompson to farm out the survey essay questions. The City Attorney wants the updated Comp plan map online. Consultant will work with Eric Smith to get the data map for Appendix A. Comprehensive Plan Map. Chairman Thompson will send the City Attorney the posting for his review.

City Boundary/Annexation: Checking on a bar why it is not in on Option A. Property will be emailed to them tonight of options. What is allowed, zoning, housing, etc. Commercial on corridor. (I am not clear on what this means)

Motion by Commissioner Jeppson that we move forward on the annexation application with the stipulation that the City Attorney Hendricks has the verbiage ready in time to publish. **Seconded by** Commissioner Lines **Motion carries.**

Motion by Chairman Thompson that we tentatively change 1/20 to the date posted for public hearing for the Category A annexation request and to have a meeting that night to conduct business of the public hearing and any other business needed and if time constraints or such that cannot be accomplished that night in a timely manner and keep the 1/20 meeting schedule and post accordingly. **Seconded by** Commissioner Jeppson **Motion carries.**

Reports from

Chairman Thompson: Met with several different developers (S RR Ave) and have requests that have come in. Applied grants- Pedestrian/Crosswalks Transportation Plan from Sugar website under Maps. Reviewed alternative transportation plan. Needs help on setting points to components and asking the Commission- Commissioner Fluckiger said he would try to help with that. Commissioners Mecham and Lines offered limited time to help. Commissioner Fluckiger can write letters. Working on 5 grants for fiber optics.

Administrator: Modular Home discussed. Activity Center in a metal building which being metal would have to be approved. Reviewed codes and parking for an indoor sport metal facility. Administrator said we need to set up a meeting to finalize some things. Chairman Thompson recommended quickly calling a Business Park Committee meeting to finalize and ratify necessary revisions to the CC&R's for City Council review. There may be multiple new people joining the board in the near future.

Commissioner Nott took a copy of SWOT to send as PDF so commissioners could continue work. Question was asked if Hwy 33 people did meet with the City?

JR HS finished open house yesterday and today. Landscaping needs followup in Spring. Check the seeding that was done prior to winter. Landscapers were burying the gas line that needed Final inspection. Cade Crapo said Fire was okay with it but we need to follow up on fire hydrants and a plan. Paving needs to be done next Spring. Former Code Enforcement Officer was working on them to fix their lights so not sure if that is passed down to new Code Enforcement Officer. It was suggested forwarding messages to all offenders explaining that they are out of compliance; it has been addressed-numerous times and has not been completed; and it needs to be.

Design Review Nothing to report.

Review Minutes: 8-19-21 and all other minutes to be Tabled

Motioned by Commissioner Jeppson to adjourn at 10:13 PM **Seconded** by Chairman Thompson. **Motion carries.**

Cumulative List:

- Commissioner Jeppson will work on Dark Sky.
- Commissioner Jeppson and help from Administrator Owens to create 9.3.2 Table.
- Committee Member Nott to scan SWOT and Comp Plan student visuals and email to Commission.
- Consultant to get with Eric Stone on Appendix A Comprehensive Plan Map.
- Thompson to get with the office to post Appendix A Comprehensive Plan Map on Sugar website, farm out Comp Plan survey essays to the Commission for help and send posting to the City Attorney. Follow up on email sent on properties that were to be emailed 1-6-22
- City Attorney Chase Hendricks to review the post from Thompson and give his approval. City Attorney to get the verbiage ready on annexation application in time to publish.
- Administrator to post 1/20 for public hearing and if time permits a P&Z meeting after public hearing -see motion. Get a meeting together see under the Administrator Report. Follow up with new Code Enforcement on message for non compliance that were waiting for the new enforcer.
- Commissioner Fluckiger to help on setting points to components with ChairmanThompson and help write letters. (Commissioner Jeppson said he has helped in past)
- All will review and rate child vision submissions